

Grantee's mailing address: 119 Bunker Hill Road, Greer, S. C. 29651

VOL 133 PAGE 384

TITLE TO REAL ESTATE—Offices of Bozeman & Grayson, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that J. A. Bolen, as Trustee for James W. Vaughn, J. A. Bolen and College Properties, Inc., trading as Batesville Property Associates, II, a joint venture

in consideration of Fifty Four Thousand Five Hundred and No/100----- (\$54,500.00)----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Larry A. Phillips and S. Susan Phillips, their heirs and assigns forever,

-195-534.4-1-103

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 103 of a subdivision known as Canebrake I and shown on plat thereof being recorded in the RMC Office for Greenville County in Plat Book 5-P at Page 28 and having, according to said plat, the following metes and bounds to-wit:

BEGINNING at an iron pin on the northwestern side of Bunker Hill Road, joint front corner of Lots Nos. 103 and 104 and running thence with the northwestern side of Bunker Hill Road N. 43-14 E. 74.23 feet to an iron pin at the intersection of Bunker Hill Road and Saratoga Drive; thence with the curvature of said intersection the chord of which is N. 6-09 W. 34.18 feet to an iron pin on the southwestern side of Saratoga Drive; thence with the southwestern side of Saratoga Drive N. 54-00 W. 110.50 feet to an iron pin at the joint corner of Lots Nos. 102 and 103; thence with the line of Lot 102 S. 48-00 W. 82.00 feet to an iron pin at the joint rear corner of Lots Nos. 103 and 104; thence with the joint line of said lots S. 46-26 E. 142.36 feet to the point of beginning.

Being the same property conveyed to the grantor by deed of J. A. Bolen, as Trustee for James W. Vaughn and J. A. Bolen & College Properties, Inc., trading as Batesville Property Associates, a Joint Venture, dated January 6, 1977 and recorded January 10, 1977 in the RMC Office for Greenville County in Deed Volume 1049 at Page 411.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements as may appear of record on the recorded plat (s) or on the premises.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining, to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 1st day of November 19 78 J. A. Bolen, As Trustee for James W. Vaughn and J. A. Bolen

SIGNED, sealed and delivered in the presence of:

Dianne J. Hinson  
Melba H. Turner

J. A. Bolen (SEAL)  
College Properties, Inc. (SEAL)  
By: John A. Grayson (SEAL)  
And: Thomas M. Wood (SEAL)  
Trading as Batesville Property Associates II

1-11-89

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) and as the grantor(s)'s act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof

SWORN to before me this 1st day of November 19 78

Melba H. Turner (SEAL)  
Notary Public for South Carolina.  
My Commission Expires: 6-27-88

Dianne J. Hinson

at 2:45 P.M.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER (Not Necessary)

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife/wives of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal of office this 1st day of November 1978

RECORDED

RECORDED NOV 6 1978

534.3-1-130

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